

1/55-57 Brighton Road, Glenelg, SA 5045



Unit For Sale

Wednesday, 15 May 2024

1/55-57 Brighton Road, Glenelg, SA 5045

Bedrooms: 2

Bathrooms: 2

Parkings: 2

Area: 262 m2

Type: Unit



David Ferrari
0431073140



Brad Porter
0437853989

\$525,000 | Best Offer By 04/06 (USP)

Best Offer By 4th Of June (USP) Located within a tranquil and meticulously maintained group, this well presented solid-brick unit provides an affordable entry point into the thriving beachside suburb of Glenelg. Recently updated flooring and a fresh coat of paint throughout, it strikes an ideal balance between comfort and convenience, offering a spacious interior that represents a fantastic opportunity for those seeking an enviable, low-maintenance lifestyle just moments from the beach. Exhibiting an outstanding utilization of space and adorned with well-appointed fittings and finishes throughout its highly functional floorplan, the unit offers all the right elements for first home buyers, downsizers and investors who are searching for effortless opportunity whether it be short-term or long-term rental. Key Features: - Two bedrooms with a generously sized master – both featuring built-in wardrobes and ceiling fans- Bedroom two with an small ensuite comprising of a toilet, vanity and shower- Spacious front lounge with air conditioning- Well-equipped kitchen featuring functional appliances, dishwasher, ample bench space, and a large pantry cupboard- Dining area adjacent to the kitchen- Central bathroom complete with shower, toilet, and vanity- Separate laundry with convenient external access to the courtyard- Fully fenced around offering privacy and security- Large front yard perfect for pets to run around- Double glazed windows- 6.4kw solar electricity & hot water system with 2 x solar storage batteries- Recently updated timber floorboards throughout the property- Air conditioning installed for maximum year-round comfort- Private single car garage- Close to all amenities jetty road has to offer Year Built / 1975 Land Size / 262M2 Council / Holdfast Council Council Rates / \$297 PQ Water Rates / \$245 PQ Strata Fees / \$748 PQ Long Term Rental / \$500 - \$520 PW Just a short stroll away from all the Bay has to offer, including renowned restaurants, classy cafes and trendy shops along Jetty Road and the Marina Pier – this is a true lifestyle opportunity in the heart of the Bay. Enjoy the convenience of having everything at your fingertips with public transport, picturesque reserves, and great local amenities available right on your doorstep. All information provided has been obtained from sources we believe to be accurate, however, we cannot guarantee the information is accurate and we accept no liability for any errors or omissions (including but not limited to a property's land size, floor plans and size, building age and condition) Interested parties should make their own enquiries and obtain their own legal advice. RLA 254416